



# COUNTY OF LOS ANGELES

## DEPARTMENT OF PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

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September 23, 2004

IN REPLY PLEASE  
REFER TO FILE: **MP-2**  
**440.021**

The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, CA 90012

Dear Supervisors:

**SUNNYSIDE DEBRIS BASIN - PARCEL P-4 (AFFECTS PARCEL P-5)**  
**GRANT OF EASEMENT**  
**CITIES OF PASADENA AND SIERRA MADRE**  
**SUPERVISORIAL DISTRICT 5**  
**3 VOTES**

**IT IS RECOMMENDED THAT YOUR BOARD ACTING AS THE GOVERNING BODY  
OF THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT:**

1. Find this transaction categorically exempt from the provisions of the California Environmental Quality Act (CEQA).
2. Approve the grant of easement for waterline purposes from the Los Angeles County Flood Control District to The Congregation of the Passion, Mater Dolorosa Community, within Sunnyside Debris Basin, Parcels P-4 and P-5 (2,039± square feet), for \$2,000. Parcels P-4 and P-5 are located north of Park Vista Drive, in the Cities of Pasadena and Sierra Madre.
3. Instruct the Chairman to sign the enclosed Easement document and authorize delivery to the Grantee.

### **PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION**

This action will allow the District to grant an easement in Sunnyside Debris Basin, Parcels P-4 and P-5, to The Congregation of the Passion, Mater Dolorosa Community.

When the District acquired Parcels P-4F and P-5F, The Congregation of the Passion had a permitted waterline from the previous owners. The proposed easement will reserve waterline easement rights that serve the Grantee's property. The granting of this easement is not considered adverse to the District's purposes. Moreover, the instrument reserves paramount rights for the District's interest.

### **Implementation of Strategic Plan Goals**

This action is consistent with the Strategic Plan Goal of Fiscal Responsibility. The revenue from this transaction will be used for flood control purposes.

### **FISCAL IMPACT/FINANCING**

The Congregation of the Passion, Mater Dolorosa Community, has paid the appraised value of \$2,000 for the easement. This amount has been deposited into the Flood Control District Fund.

### **FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

The granting of this easement will not hinder the use of the debris basin for possible transportation, utility, or recreational corridors.

The enclosed Easement has been approved by County Counsel and will be recorded.

### **ENVIRONMENTAL DOCUMENTATION**

With respect to requirements of CEQA, this transaction is categorically exempt, as specified in Class 5(a) of the Environmental Document Reporting Procedures and Guidelines adopted by your Board on November 17, 1987, Synopsis 57, and Section 15305 of the State CEQA Guidelines.

The Honorable Board of Supervisors  
September 23, 2004  
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**IMPACT ON CURRENT SERVICES (OR PROJECTS)**

None.

**CONCLUSION**

This action is in the District's best interest. Enclosed are an original and two duplicates of the Easement. Please have the original and one duplicate signed by the Chairman and acknowledged by the Executive Officer of the Board. Please return the executed original and one duplicate to this office, retaining one duplicate for your files.

One approved copy of this letter is requested.

Respectfully submitted,

DONALD L. WOLFE  
Interim Director of Public Works

FLU:adg  
P2\SUNNYSIDE DB 4 BRD

Enc.

cc: Chief Administrative Office  
County Counsel

The Congregation of the Passion,  
Mater Dolorosa Community  
700 North Sunnyside Avenue  
Sierra Madre, CA 91024-1000

By \_\_\_\_\_

File with: SUNNYSIDE DEBRIS BASIN P-4  
Also affects Parcel P-5  
440-RW 1  
S.D. 5 FG0176

3. Grantee agrees that it shall indemnify and save harmless the District, its officers, agents and/or employees, from any and all liability, loss or damage to which District, its officers, agents and employees may be subjected as the result of any act or omission by Grantee, its officers, agents or employees, arising out of the exercise by Grantee, its officers, agents or employees of any of the rights granted to it by this instrument.

4. It is expressly understood that District will not be called upon to construct, repair, maintain or reconstruct any structure or improvement to be erected or constructed pursuant to this Easement.

5. The provisions and agreements contained in this Easement shall be binding upon Grantee, its successors and assigns.

To the extent any lawful assessment be levied pertaining to the area to which this easement applies and to the extent that the assessment is based on the structures and improvements being constructed under the authority of this easement and provided further that the assessment be levied following Grantee's exercise of these easement rights to construct such structures and improvements, Grantee agrees to pay on behalf of District that part of any such assessment levied against District which is based on the value contributed to that area by Grantee's said improvements.

Dated \_\_\_\_\_

LOS ANGELES COUNTY FLOOD CONTROL DISTRICT,  
a body corporate and politic

By \_\_\_\_\_  
Chairman, Board of Supervisors of the  
Los Angeles County Flood Control District

(LACFCD-SEAL)

ATTEST:

VIOLET VARONA-LUKENS, Executive Officer  
of the Board of Supervisors  
of the County of Los Angeles

By \_\_\_\_\_  
Deputy

OAG:in:P:Conf:eSUNNYSID.P4.doc

**NOTE: Acknowledgment form on reverse side.**

STATE OF CALIFORNIA                    )  
  ) ss.  
COUNTY OF LOS ANGELES            )

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and ex officio the governing body of all other special assessment and taxing districts, agencies, and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code which authorized the use of facsimile signatures of the Chairman of the Board on all papers, documents, or instruments requiring his/her signature.

The undersigned hereby certifies that on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, the facsimile signature of \_\_\_\_\_, Chairman of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT was affixed hereto as the official execution of this document. The undersigned further certifies that on this date a copy of the document was delivered to the Chairman of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT.

In witness whereof, I have also hereunto set my hand and affixed my official seal the day and year above written.

VIOLET VARONA-LUKENS, Executive Officer  
of the Board of Supervisors  
of the County of Los Angeles

By \_\_\_\_\_  
Deputy

(LACFCD-SEAL)

APPROVED AS TO FORM:

OFFICE OF THE COUNTY COUNSEL

By \_\_\_\_\_  
Deputy

APPROVED as to title and execution,  
\_\_\_\_\_, 20\_\_\_\_.  
DEPARTMENT OF PUBLIC WORKS  
Mapping & Property Management Division  
  
MARTIN J. YOUNG  
Supervising Title Examiner III  
  
By \_\_\_\_\_

File with: SUNNYSIDE DEBRIS

BASIN P-4

**Also affects Parcel No. P-5**

440-RW 1

A.P.N. 5760-027-911

5761-002-900

T.G. 536(J7)

I.M. 174-257

S.D. 5

FG0176

**Easement For Water Pipe Line**

That portion of that part of Lot 5, of Section 18, Township 1 North, Range 11 West, S.B.M., described in Deed to the Los Angeles County Flood Control District, recorded on December 9, 2002, as Document No. 02-3005540, of Official Records, in the office of the Recorder of the County of Los Angeles, and that portion of that part of the northwest quarter of Section 17, Township 1 North, Range 11 West, S.B.M., described in Deed to said District, recorded on February 15, 2001, as Document No. 01-260704, of said Official Records, within a strip of land 10 feet wide, lying 5 feet on each side of the following-described line:

Commencing at a point in the easterly line of said Section 18, said point being the easterly terminus of that certain course described as having a length of 180.00 feet in Quitclaim Deed to the City of Sierra Madre, recorded on December 20, 1968, as Instrument No. 3356, in Book D4230, page 892, of said Official Records; thence along said certain course, South 83°45'10" West 32.08 feet; thence North 11°34'20" East 7.47 feet to the TRUE POINT OF BEGINNING; thence South 11°34'20" West 38.77 feet; thence South 29°30'33" East 192.35 feet; thence South 79°12'27" East 100.00 feet.

The side lines of the above-described 10-foot-wide strip of land shall be prolonged or shortened at the angle points so as to terminate at their points of intersection.

A:\TNT\LD\SunnysideDB\p4&5waterpipeline.wd

**EXHIBIT "A"**